

28498

Until a change is requested
all tax statements shall be
sent to:

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K-35612

WARRANTY DEED

David Crider, Judy Jackson, Bette Crider Rzegocki and
Melinda Crider, Grantors, convey and warrant to David G. Crider
and Linda S. Crider, husband and wife, Grantees, the real property
described as:

That part of the SW1/4SE1/4 of Section 33, Township
23 South, Range 9 East of the Willamette Meridian,
lying South of the River, containing approximately 8
acres, more or less, in Klamath County, Oregon.
TOGETHER WITH an easement for ingress and egress and
utilities over the northerly sixty-six (66) feet and
the easterly sixty-six (66) feet of the SE1/4 of the
SW1/4 of Section 33, Township 23 South, Range 9 East
of the Willamette Meridian, Klamath County, Oregon.

Free of encumbrances save and except:

1. Reservations in patents;
2. Taxes for 1982-83 which are now a lien but not
yet payable;
3. Liens and encumbrances suffered or permitted by
Grantees;
4. Subject to the requirements and provisions of
O.R.S. Chapter 481 pertaining to the registration
and transfer of ownership of mobile homes and any
interest or liens disclosed thereby;
5. Reservations and restrictions, including the
terms and provisions thereof, as contained in the
Patent from United States of America to Clarence C.
Mahn, recorded July 9, 1921, in Volume 56, page 372,
Deed records of Klamath County, Oregon, as
follows: "Subject to any vested and accrued water
rights for mining, agricultural, manufacturing or
other purposes, and rights to ditches and reservoirs
used in connection with such water rights as may be
recognized and acknowledged by the local customs,
laws and decisions of courts and there is reserved
from the lands hereby granted a right of way thereon
for ditches or canals constructed by the authority
of the United States.";

1 Warranty Deed

FORCUM
& PARKER
ATTORNEYS AT LAW

1101 N.W. Bond Street/Bend, Oregon 97701/(503) 389-6964

'83 SEP 19 AM 11 59

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6. Right of Way, including the terms and provisions thereof, from Erwin O. Morris and Ivadell L. Morris, husband and wife, to the United States of America, dated September 8, 1963, recorded September 24, 1963, in Volume 348, page 265, Deed records of Klamath County, Oregon, being a strip of land 66 feet in width over SW1/4SE1/4 of Section 33, Township 23 South, Range 9 East of the Willamette Meridian.

In addition to the real property herein conveyed, Grantors hereby convey and transfer unto Grantees, their heirs, successors and assigns, all of Grantor's right, title, and interest in and to a certain agreement for power entered into between M. J. Crider and Cameron Cliff.

The true and actual consideration for this conveyance is the sum of \$26,250 paid and to be paid to Grantors Judy Jackson, Bette Crider Rzegocki and Melinda Crider.

DATED this 25th day of ^{March, 1983} ~~October, 1982~~.

David Crider

Judy Jackson

Bette Crider Rzegocki

Melinda Crider
Melinda Crider

**Forcum
& Parker**
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STATE OF Texas)
County of Medalga) ss.

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On March 25, 198³, personally appeared the above-named
Melinda Crider
and acknowledged the foregoing instrument to be their voluntary act.
Before me.

✓(seal)



Anne Charlton
Notary Public for Anne Charlton
My Commission expires Public
State of Texas
My Commission Expires 12-20-88.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record

this 19th day of Sept. A.D. 198³ at 11:59 o'clock A.M., and
duly recorded in Vol. M 83 of Deeds on Page 16131

EVELYN BIEHN, County Clerk
By Ram Smith

Fee: \$12.00

Return To:
First Western Title
P.O. Box 5609
Bend, Or 97708

FORCUM
& Parker
ATTORNEYS AT LAW
1101 N.W. Bond Street/Bend, Oregon 97701/(503) 369-6964

3 Warranty Deed